

September 1st, 2020

The Malcolm Planning Commission meeting was called to order at 7:00 p.m. Members present; Adam Benischek, Alexa Metcalf, Chad Draper Lecia Teten and Sandy Streeter. Members absent: Jon Mohr.

It was noted that the Open Meetings Law is posted and located on the wall as you enter the Village Hall.

Vice Chairman Adam Benischek made a motion to open the Public Hearing at 7:01 p.m., seconded by Alexa Metcalf. Motion carried by AYE: Benischek, Metcalf, Draper, Teten and Streeter. Nay: None; Motion carried by 5-0. Members absent: Jon Mohr.

Public Hearing Discussion:

No visitors were present for the public hearing.

- (1) Change of Zone from Commercial to R-1 Medium-Density Residential for Lot 1, Malcolm Central Addition, Village of Malcolm, Lancaster County, Nebraska; otherwise known as 126E 2nd Street, Malcolm, NE; discussion was made.
- (2) Change of Zone from Commercial to R-1 Medium-Density Residential for Lots 7-9 and the South 51' of Lots 4-6, and the vacated alley abutting thereon, Block 5, Village of Malcom, Lancaster County, Nebraska; otherwise known as 266 S Exeter Street, Malcolm, NE; discussion was made.
- (3) Change of Zone from Commercial to R-1 Medium-Density Residential for Lots 7-9 and the South 51' of Lots 4-6, and the vacated alley abutting thereon, Block 5, Village of Malcom, Lancaster County, Nebraska; otherwise known as 276 S Exeter Street, Malcolm, NE; discussion was made.
- (4) Change of Zone from Commercial to R-1 Medium-Density Residential for lots 11-12, Block 4, Village of Malcolm, Lancaster County, Nebraska; otherwise known as 275 S Exeter Street, Malcolm, NE; discussion was made.

Vice Chairman Adam Benischek made a motion to close the Public Hearing Period at 7:11 p.m., seconded by Alexa Metcalf. Vice Chairman Adam Benischek called for the vote recorded as follows: AYE: Benischek, Metcalf, Draper, Teten and Streeter. Nay: None; Motion carried 5-0. Members absent: Jon Mohr.

The minutes of the July 29th, 2020 meeting were tabled due to lack of quorum to approve the minutes.

Vice Chairman Adam Benischek made a motion to change the order of the agenda to New Business, seconded by Alexa Metcalf. Vice Chairman Benischek called for the vote recorded as follows: AYE: Benischek, Metcalf, Draper, Teten, and Streeter. Nay: None; Motion carried 5-0; Members absent: Jon Mohr.

New Business Discussion

- (1) Administrative Plat for 266 & 276 S. Exeter Street; Larry Murry. Adam Benischek made a motion to recommend to the Village Board to approve the request; seconded by Alexa Metcalf. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.

- a. Variance for the Smaller Lot Due to Building at 276 S Exeter Street; Larry Murray. Sandy Streeter made a motion to recommend to the Village Board to approve the request of variance due to the precedence of irregular adherence to old zoning regulation; seconded by Adam Benischek. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
- (2) Rezoning of 126 E 2nd Street from Commercial to Residential R-1. Lecia Teten made a motion to recommend to the Village Board to approve the request; seconded by Adam Benischek. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
- (3) Rezoning Plats on Exeter Street:
 - a. Rezoning of 266 S Exeter Street from Commercial to Residential R-1. Chadd Draper made a motion to recommend to the Village Board to approve the request; seconded by Sandy Streeter. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
 - b. Rezoning of 276 S Exeter Street from Commercial to Residential R-1. Adam Benischek made a motion to recommend to the Village Board to approve the request; seconded by Sandy Streeter. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
- (4) Rezoning of 275 S Exeter Street from Commercial to Residential R-1. Lecia Teten made a motion to recommend to the Village Board to approve the request; seconded by Adam Benischek. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
- (5) Use Permit Application for Underground Sprinkler System at 130 E 4th Street; Jeffrey & Stephanie Meyer. Adam Benischek made a motion to recommend to the Village Board to approve Use Permit, seconded by Sandy Streeter. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 4-0. Members absent: Jon Mohr.
- (6) Building Permit Application to replace the deck at 380 Elk Creek Road; Kelly Spellman. Sandy Streeter made a motion to recommend to the Village Board to approve the Building Permit Application for the deck replacement; seconded by Adam Benischek. Motion carried by AYE: Benischek, Metcalf, Streeter, Teten, and Draper. Nay: none; Motion carried 5-0. Members absent: Jon Mohr.
- (7) Review fees and charges for project, building permits, meetings, hook ups. Item moved to next meeting's agenda.

Vice Chairman Adam Benishek made a motion to change the order of the agenda to Unfinished Business, seconded by Alexa Metcalf. Vice Chairman Benishek called for the vote recorded as follows: AYE: Benishek, Metcalf, Streeter, Teten, and Draper. Nay: None; Motion carried 5-0. Members absent: Jon Mohr.

- (1) No unfinished business on the table to discuss.

Vice Chairman Adam Benishek moved to adjourn at 7:26 p.m. Lecia Teten seconded the motion. Active Chairman Benishek called for the vote recorded as follows: AYE: Benishek, Metcalf, Draper, Teten, and Streeter. Nay: None; Motion carried 5-0. Members absent: Jon Mohr.

Alexa Metcalf, Secretary

Recommendations to the Village of Malcolm Board
September 1st, 2020

Recommendation 343 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Administrative Plat for 266 & 276 S. Exeter Street; Larry Murray.

Recommendation 344 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Request for Variance at 276 S. Exeter Street due to the precedence of irregular adherence to old zoning regulations; Larry Murry.

Recommendation 345 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Rezoning of 126 E 2nd Street from Commercial to Residential R-1.

Recommendation 346 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Rezoning of 266 S Exeter Street from Commercial to Residential R-1.

Recommendation 347 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Rezoning of 276 S Exeter Street from Commercial to Residential R-1.

Recommendation 348 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Rezoning of 275 S Exeter Street from Commercial to Residential R-1.

Recommendation 349 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Use Permit Application for Underground Sprinkler System at 130 E 4th Street: Jeffrey & Stephanie Meyer.

Recommendation 350 – The Malcolm Planning Commission recommends to the Malcolm Village Board to approve the Building Permit Application to replace the deck at 380 Elk Creek Road: Kelly Spellman.

Alexa Metcalf, Secretary